



STATE OF WASHINGTON
STATE BUILDING CODE COUNCIL

May 2018
Log No. _____

1. State Building Code to be Amended:

- | | |
|---|---|
| <input type="checkbox"/> International Building Code | <input checked="" type="checkbox"/> International Mechanical Code |
| <input type="checkbox"/> ICC ANSI A117.1 Accessibility Code | <input type="checkbox"/> International Fuel Gas Code |
| <input type="checkbox"/> International Existing Building Code | <input type="checkbox"/> NFPA 54 National Fuel Gas Code |
| <input type="checkbox"/> International Residential Code | <input type="checkbox"/> NFPA 58 Liquefied Petroleum Gas Code |
| <input type="checkbox"/> International Fire Code | <input type="checkbox"/> Wildland Urban Interface Code |
| <input type="checkbox"/> Uniform Plumbing Code | |

For the Washington State Energy Code, please see specialized [energy code forms](#)

Section(s):

WSMC

Title:

Access for appliances above ceilings

2. Proponent Name (Specific local government, organization or individual):

Proponent: **Austin Bonnes, Rushing**

Title: **Mechanical Engineer**

Date: **4/8/2022**

3. Designated Contact Person:

Name: **Austin Bonnes**

Title: **Mechanical Engineer**

Address: **1725 Westlake Ave N Suite 300, Seattle, WA 98109**

Office Phone: () **206-285-7114**

Cell: () **217-721-2977**

E-Mail address: **austinb@rushingco.com**

4. Proposed Code Amendment. Reproduce the section to be amended by underlining all added language, striking through all deleted language. Insert new sections in the appropriate place in the code in order to continue the established numbering system of the code. If more than one section is proposed for amendment or more than one page is needed for reproducing the affected section of the code, additional pages may be attached.

Clearly state if the proposal modifies an existing amendment or if a new amendment is needed. If the proposal modifies an **existing amendment**, show the modifications to the existing amendment by underlining all added language and striking through all deleted language. If a new amendment is needed, show the modifications to the **model code** by underlining all added language and striking through all deleted language.

Code(s) WSMC **Section(s)** 306.6

Enforceable code language must be used.

Amend section to read as follows:

See proposed a updated section 306.6 below in **red**, to align with Seattle Mechanical code. The idea is to remove the word “ready”.

306.6 Appliances above ceilings. Appliances that are located above the ceiling shall have **ready access for inspection, service and repair without removing permanent construction. Appliances shall be provided with **ready** access to panel or removable ceiling tile with minimum nominal dimensions of 24 inches by 24 inches (609 mm x 609 mm).**

The appliance is not required to be removable or replaceable through the access panel or removable ceiling tile. The appliance may be removed or replaced by removing the ceiling or wall assemblies adjacent to the appliance as long as they are not *permanent construction*.

Exceptions:

- 1. This section shall not apply to replacement appliances installed in existing compartments and alcoves where the working space clearances are in accordance with the equipment or appliance manufacturer’s installation instructions.**
- 2. A smaller access panel or removable ceiling tile shall be permitted when allowed by the equipment or appliance manufacturer’s installation instructions.**

Definition clips below for reference.

**SECTION 202
GENERAL DEFINITIONS**

ABRASIVE MATERIALS. Moderately abrasive particulate in high concentrations, and highly abrasive particulate in moderate and high concentrations, such as alumina, bauxite, iron silicate, sand and slag.

ABSORPTION SYSTEM. A refrigerating system in which refrigerant is pressurized by pumping a chemical solution of refrigerant in absorbent, and then separated by the addition of heat in a generator, condensed (to reject heat), expanded, evaporated (to provide refrigeration), and reabsorbed in an absorber to repeat the cycle; the system can be single or multiple effect, the latter using multiple stages or internally cascaded use of heat to improve efficiency.

ACCESS (TO). That which enables a device, *appliance* or *equipment* to be reached by ready access or by a means that **first requires the removal or movement of a panel or similar** obstruction [see also “Ready access (to)”].

READY ACCESS (TO). That which enables a device, *appliance* or *equipment* to be directly reached, without **requiring the removal or movement of any panel or similar** obstruction [see “Access (to)”].

5. **Briefly explain your proposed amendment, including the purpose, benefits and problems addressed.** Specifically note any impacts or benefits to business, and specify construction types, industries and services that would be affected. Finally, please note any potential impact on enforcement such as special reporting requirements or additional inspections required.

Improve enforceability

6. **Specify what criteria this proposal meets.** You may select more than one.

- The amendment is needed to address a critical life/safety need.
- The amendment clarifies the intent or application of the code.
- The amendment is needed to address a specific state policy or statute.
- The amendment is needed for consistency with state or federal regulations.
- The amendment is needed to address a unique character of the state.
- The amendment corrects errors and omissions.

7. **Is there an economic impact:** Yes No

If no, state reason: [No cost impact, just a clarification to help with enforcement.](#)

If yes, provide economic impact, costs and benefits as noted below in items a – f.

- a. **Life Cycle Cost.** Use the OFM Life Cycle Cost [Analysis tool](#) to estimate the life cycle cost of the proposal using one or more typical examples. Reference these [Instructions](#); use these [Inputs](#). Webinars on the tool can be found [Here](#) and [Here](#)). If the tool is used, submit a copy of the excel file with your proposal submission. If preferred, you may submit an alternate life cycle cost analysis.
- b. **Construction Cost.** Provide your best estimate of the construction cost (or cost savings) of your code change proposal.

/square foot

(For residential projects, also provide [Click here to enter text.](#)/ dwelling unit)

Show calculations here, and list sources for costs/savings, or attach backup data pages
- c. **Code Enforcement.** List any code enforcement time for additional plan review or inspections that your proposal will require, in hours per permit application:
- d. **Small Business Impact.** Describe economic impacts to small businesses:
- e. **Housing Affordability.** Describe economic impacts on housing affordability:
- f. **Other.** Describe other qualitative cost and benefits to owners, to occupants, to the public, to the environment, and to other stakeholders that have not yet been discussed:

Please send your completed proposal to: sbcc@des.wa.gov

All questions must be answered to be considered complete. Incomplete proposals will not be accepted.